

DESIGN AND ACCESS STATEMENT

202 Albert Mill
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To support planning application for proposed electric car charging point in owned, allocated car parking space No. 10 within the Grade 2 listed property Albert Mill, 50 Ellesmere Street, Manchester, M15 4JY

Date: 21/03/2021

The allocated, numbered parking space 10 is located within the secure, enclosed basement parking area at the rear of Albert Mill. The parking area is not visible from the street or by the public. Albert Mill is Grade 2 listed and brick built.

It is unknown if the parking space falls within the curtilage of the listed property, but this planning application presumes it does, otherwise consent would not be required for a charging point.

Proposal: The proposal intends the installation of a small, material-sympathetic upstand and car charger in space number 10. The proposed parking space alteration is to allow for charging of an electric car.

There are not yet any charging points provided for residents of Albert Mill, but with the strong push toward electrification, this requirement may even be government mandated soon. Public charging infrastructure in Manchester City Centre is currently very poor, so private charging is required to make this a smooth transition.

Approval of this application will set a positive precedent for other residents to also get charging points installed at their spaces in Albert Mill car park to allow them to move away from polluting fossil fuel cars to zero emissions electric vehicles, reducing CO2 output and reducing particulate pollution in Manchester City Centre.

The enclosed car park structure is on the basement floor below street level and is made from tarmac. A wooden decking walkway with strip uplighting lies between the Mill building and the car park space. This uplighting conduit is perfect for a seamless, direct and short electrical cabling run back to the service room from the base of the upstand.

The materials used for the upstand will either be wood to match the decking, or galvanised grey metal to match the exposed structure of the elevated walkways.

Access: All access to and within the property remains unchanged.

Landscaping: The proposal is not of a scale or type to require any structural or detailed landscaping. The buildings of historical interest are not affected by the works, and the works are easily reversible. No trees or hedges are to be removed to carry out the works.

We believe the proposals to be appropriate and beneficial to the site and the environment, and ask that consent is granted.

This Design and Access Statement should be read in conjunction with the Location Plan, Existing and Proposal Drawings.